

HUNTER & CENTRAL COAST JOINT REGIONAL PLANNING PANEL

Meeting held at Singleton Shire Council on Thursday 21 January 2016 at 2.00 pm

Panel Members: Garry Fielding (Chair), Kara Krason, Jason Perica, Sue Moore, John Martin

Apologies: Nil **Declarations of Interest:** John Martin and Sue Moore declared non pecuniary insignificant interests in this matter and therefore remain on the Panel.

Determination and Statement of Reasons

2015HCC023 – Singleton Shire Council – DA150/2015 (1 Glass Parade Hunterview) as described in Schedule 1.

Date of determination: 21 January 2016

Decision:

The panel determined to defer consideration of the development application to enable Council officers to submit a supplementary report for the panel's consideration which addresses the following:

- Late submissions;
- The Zone objective;
- Landscaping and engineering matters;
- Relationship with the previous site works DA in context of the proposed development.

Panel consideration:

The panel considered: the matters listed at item 6, the material listed at item 7 and the matter presented at meetings and the matters observed at site inspections listed at item 8 in Schedule 1.

Panel members:

 Garry Fielding (Chair)	 Kara Krason	 Jason Perica
 Sue Moore	 John Martin	

Motion proposed: Jason Perica

Seconded by: John Martin

Motion carried unanimously.

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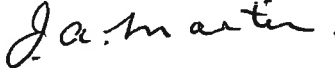
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Panel members:

Garry Fielding (Chair)	Jason Perica	Kara Krason
 Sue Moore	 John Martin	

Motion proposed: Jason Perica

Seconded: John Martin

Motion carried unanimously.

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SCHEDULE 1

1	JRPP Reference – LGA – Council Reference: 2015HCC023 – Singleton Shire Council – DA150/2015
2	Proposed development: Construction of a shopping centre consisting of approximately 4672sqm of floor area with an ancillary parking for 224 vehicles, loading docks, landscaping and associated works.
3	Street address: 1 Glass Parade Hunterview
4	Applicant: Fabcot Pty Ltd Owner: Singleton Council
5	Type of Regional development: Capital Investment Value >\$5 million, Council Interest
6	Relevant mandatory considerations: • Environmental Planning & Assessment Act 1979 • Water Management Act 2000 • Singleton Local Environment Plan 2013 (SLEP) • Singleton Development Control Plan 2014 (SDCP) • The likely impacts of the development, including environmental impacts on the natural and built environment and social and economic impacts in the locality. • The suitability of the site for the development. • Any submissions made in accordance with the EPA Act or EPA Regulation. • The public interest.
7	Material considered by the panel: Council Assessment Report Dated 12 January 2016 Written submissions during public exhibition: 6 Verbal submissions at the panel meeting: Support- Nil; Against- 04; On behalf of the applicant- 06
8	Meetings and site inspections by the panel: Site Inspection: 21 January 2016 Briefing Meeting: 21 January 2016 Public Determination Meeting: 21 January 2016
9	Council recommendation: Approval
10	Draft conditions: As per Assessment Report